



RIVERSIDE COUNTY PLANNING DEPARTMENT

John Hildebrand
Planning Director

DEVELOPMENT ADVISORY COMMITTEE (“DAC”) INITIAL CASE TRANSMITTAL RIVERSIDE COUNTY PLANNING DEPARTMENT – RIVERSIDE PO Box 1409 Riverside, 92502-1409

DATE: February 22, 2023

TO:

Planner – Blanca Bernardino
Geology
Paleontology
Biology
Cultural
Park and Open Space Planning Trails
WQMP Transportation
Traffic Study Transportation
Grading Transportation

LSCP Landscape Transportation
Code Enforcement
ALUC
Building & Safety – Plan Check
Environmental Health Dept.
Fire Marshal (Riverside)
Flood Control
Riverside Transit Agency
Riv. Co. Sheriff's Department

Riv. Co. Waste Resources Management Dept.
Board of Supervisors - Supervisor: Jeffries
Planning Commissioner: Awad
Eastern Municipal Water District (EMWD)
Southern California Edison Co. (SCE)
Southern California Gas Co.
Perris Sphere of Influence
School District (S) Val Verde Unified

PRE-APPLICATION REVIEW NO. 230005 (PAR230005) – Applicant: Alfa Design Engineer/Representative: GED Builders, Inc., c/o Elias Alfata - First Supervisorial District – North Perris Zoning Area – Mead Valley Area Plan - Mead Valley Environmental Justice Community - Business Park (BP) – Location: East of Tabacco Road , South of Water Street, North of Orange Avenue, and West of Harvill Avenue – 4.54 Acres - Zoning: Industrial Park (I-P) – Pre-Application Review No. **230005 (PAR230005)** proposes a new 4,800 sq. ft. warehouse building and truck parking with full improvement and fencing - APN: 317-270-002 – Project Planner: Blanca Bernardino at 951-955-6503 or email at BBernardino@rivco.org **BBID: 437-056-639**

DAC staff members and other listed Riverside County Agencies, Departments and Districts staff:

A Bluebeam invitation has been emailed to appropriate staff members so they can view and markup the map(s) and/or exhibit(s) for the above-described project. Please have your markups completed and draft conditions in the Land Management System (LMS) on or before the indicated DAC date. If it is determined that the attached map(s) and/or exhibit(s) are not acceptable, please have corrections in the system and DENY the LMS routing on or before the above date. This case is scheduled for a **DAC internal review on March 2, 2023.** Once the route is complete, and the approval screen is approved with or without corrections, the project can be scheduled for a public hearing.

Any questions regarding this project, should be directed to Blanca Bernardino, Project Planner at (951) 955-6503, or e-mail at BBernardino@rivco.org / MAILSTOP #: 1070

Public Hearing Path: Administrative Action: DH: PC: BOS:

DATE: _____ SIGNATURE: _____

PLEASE PRINT NAME AND TITLE: _____

TELEPHONE: _____

If you do not include this transmittal in your response, please include a reference to the case number and project planner's name. Thank you.



RIVERSIDE COUNTY

PLANNING DEPARTMENT

*John Hildebrand
Planning Director*

COMMENTS:

DATE: _____ SIGNATURE: _____

PLEASE PRINT NAME AND TITLE: _____

TELEPHONE: _____

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